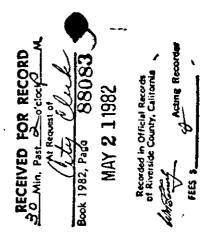
When recorded mail to

City Clerk's Office City of Riverside City Hall, 3900 Main Street Riverside, California 92522

FREE RECORDING This instrument is for the benefit of the City of Riverside and is entitled to be recorded without fee. (Government Code 6103)



FOR RECORDER'S OFFICE USE ONLY

Project: Zoning Case C-25-790

8045 California Ave.

## GRANT DEED

10325

Grantor

BETHEL CHAPEL CORPORATION OF RIVERSIDE, CALIFORNIA

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do es hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation, the real property in the City of Riverside, County of Riverside, State of

California, described as follows:

That portion of Lot 3 of California Groves as shown by map on file in Book 25, page 97 of Maps, records of Riverside County, California, together with that portion of Lot 15 in Block 6 of the Lands of the Riverside Land and Irrigating Co., as shown by map on file in Book 1, page 70 of Maps, records of San Bernardino County, California, described as follows:

Beginning at the Southerly corner of said Lot 3;

Thence N. 33° 59' 17" W., along the southwesterly line of said Lot 3, a distance of 14.67 feet to a point in a non-tangent curve concave northeasterly and having a radius of 39.50 feet; the radial line to said point bears S. 18° 54' 04" W.;

Thence Southeasterly, along said curve, an arc length of 16.38 feet thru a central angle of 23° 45' 32" to a line which is parallel with and distant 4.00 feet northwesterly, as measured at right angle, from the northwesterly line of California Avenue as shown on said map of California Groves;

Thence N. 56° 00' 00" E., along said parallel line, 243.82 feet to a point in a non-tangent curve concave to the northwest and having a radius of 39.50 feet; the radial line to said point bears S. 63° 08' 28" E.;

Thence Northeasterly, along said curve, an arc length of 16.36 feet thru a central angle of 23° 44' 04" to the southwesterly line of St. George Place as shown on said map of California Groves;

Thence S. 33° 59' 17" E., along said southwesterly line, 14.66 feet to said northwesterly line of California Avenue;

Thence S. 56° 00' 00" W., along said northwesterly line, 268.35 feet to said Point of Beginning.

Area: 1,185.6 sq. feet.

DESCRIPTION APPROVAL whenge P. Hitchingun 5, 4, 82 mg

STATE OF CALIFORNIA,	} ss.
COUNTY OF RIVERSIDE	ON THE SEVENTH DAY OF MAY , 19 82,
OFFICIAL SEAL LAURA K GUZMAN NOTARY PUBLIC - CALIFORNIA	before me, the undersigned, a Notary Public in and for said State, personally appeared ROBERT S. IRVINE
RIVERSIDE COUNTY  My comm. expires IAN 11, 1985	WITNESS my hand and official seal.
ACKNOWLEDGMENT—Corporation—Wolcotts Form 222—Rev. 3-84	Notary Public in and for said State.
•	BETHEL CHAPEL CORPORATION OF RIVERSIDE, CALIFORNIA
Dated 5-7-82	By / / / /

CONSENT TO RECORDATION

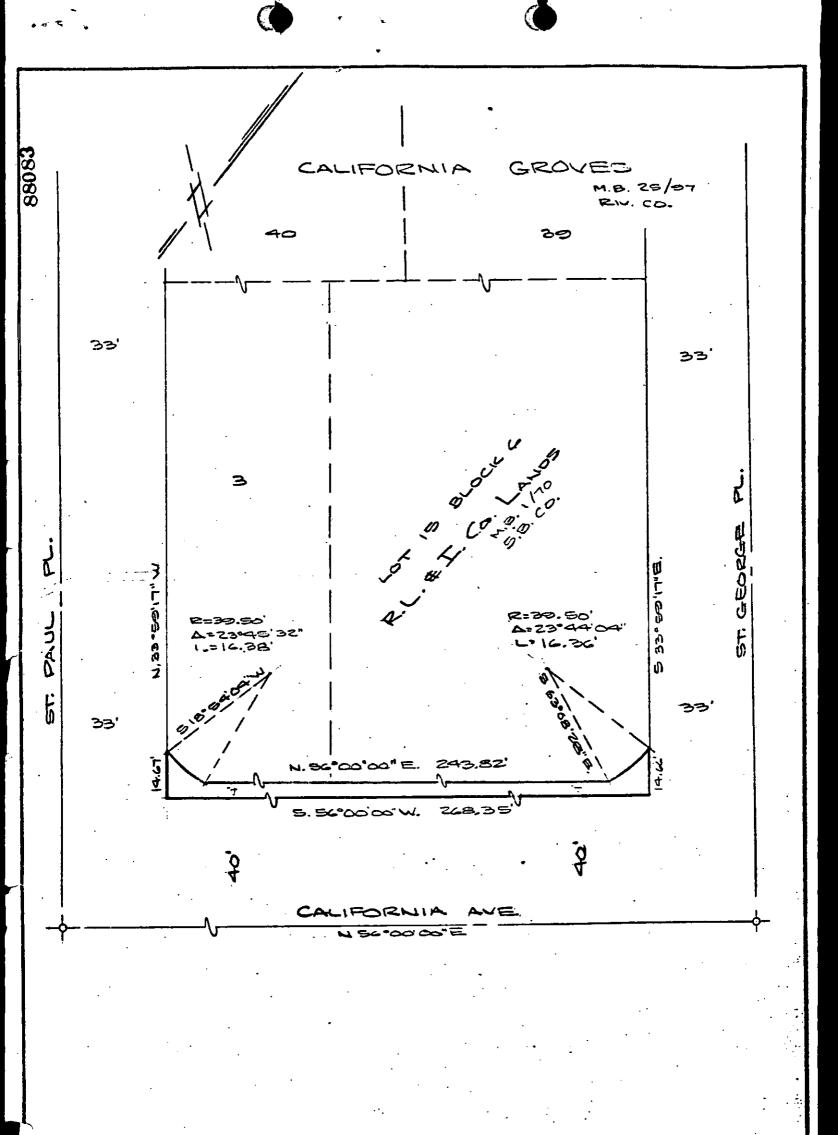
to the City of Riverside, a Municipal Corporation, is hereby accepted for and on behalf of said City pursuant to Resolution of the City Council there of, recorded on January 7, 1982, as Instrument No. 3490 of Official Records of Riverside County, and the grantee hereby consents to recordation of this instrument through the undersigned duly authorized officer.

APPROVED AS TO FORM

instrument dated

Dated

ASST. CHY ATTOMNEY



## THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN. SCALE: 1" 30' DRAWN BY 15 DATE 5/3/82 SUBJECT C-25-790